

CITY OF BEAVERTON

PLANNING COMMISSION

FINAL AGENDA

BEAVERTON CITY HALL

COUNCIL CHAMBERS

4755 SW GRIFFITH DRIVE
BEAVERTON, OR 97005

OCTOBER 31, 2001

7:00 P.M.

CALL TO ORDER

ROLL CALL

VISITORS

STAFF COMMUNICATION

OLD BUSINESS

NEW BUSINESS

PUBLIC HEARINGS

1. **PRINCE OF PEACE LUTHERAN CHURCH EXPANSION**

The following land use applications have been submitted for the two phased construction of new church facilities. Phase One of the proposal includes the addition of a 6,000 square foot multi-purpose building. Phase Two of the proposal includes the demolition of the existing church building and constructing a 15,000 square foot addition to the phase one multi-purpose building, with associated parking and landscaping improvements. The development proposal is located at 14175 NW Cornell Road; Washington County Assessor's Map 1N1-33BB, on Tax Lot 6900. The site is zoned Urban Standard Density (R-7) and is approximately 3.59 acres in size.

CUP2001-0017: Conditional Use Permit

Request for Planning Commission approval of a Conditional Use Permit (CUP) for the expansion of the existing church facility. A Conditional Use Permit is required for church facilities located within the R-7 zoning district. In taking action on the proposed development, the Planning Commission shall base its decision on the approval criteria listed in Section 40.05.15.2.C.

VAR2001-0011: Variance

Request for Planning Commission approval of a Variance for the reduction of the required 30 foot setback for the side or rear lot line abutting a residential zone. The applicant requests a Variance to reduce the building setback along the north property line to 25 feet. In taking action on the proposed development, the Planning Commission shall base its decision on the approval criteria listed in Section 40.80.15.2.C.

2. **APP2001-0016: APPEAL OF STERLING PARK SUBDIVISION MODIFICATIONS – SB 2001-0002**

The Planning Commission will hear an appeal of the Planning Director's decision approving the request for modification to the Sterling Park subdivision provided October 5, 2001. The Director approved the request to modify a portion of the subdivision plat (SUB 94-0014) approved April 7, 1998, which in-turn was a modification of a portion of the original Sterling Park subdivision approval (SUB 94-0014) on October 19, 1995. The applicant proposes to divide Tracts 'E' and 'M' of Sterling Park to create subdivision lots, with access to Blackbird Drive. Tracts 'E' and 'M' are proposed to be assembled into land that will provide 3 new residential lots proposed with 15 foot rear yard setbacks, in addition to

modifying the size and shape of existing tax lot 4700.

APPROVAL OF MINUTES FOR OCTOBER 3 AND OCTOBER 17, 2001

APPROVAL OF ORDERS

MISCELLANEOUS BUSINESS

DIRECTOR'S REPORT

THIS INFORMATION IS AVAILABLE IN LARGE PRINT OR AUDIO TAPE UPON REQUEST. IN ADDITION, ASSISTED LISTENING DEVICES, SIGN LANGUAGE INTERPRETERS, OR QUALIFIED BILINGUAL INTERPRETERS WILL BE MADE AVAILABLE AT ANY PUBLIC MEETING OR PROGRAM WITHIN 72 HOURS ADVANCE NOTICE. TO REQUEST THESE SERVICES, PLEASE CALL 526-2348 OR 526-2222/VOICE/TDD.